

Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %
Residential / Composite	Lower Mainland	\$561,100	158.4	-0.1%	1.1%	3.1%	3.5%	2.6%	17.8%
	Greater Vancouver	\$628,600	164.8	0.1%	1.5%	3.6%	4.4%	2.7%	20.8%
	Bowen Island	\$594,500	128.9	1.3%	4.0%	5.6%	4.5%	-2.2%	2.1%
	Burnaby East	\$597,800	165.0	0.9%	2.5%	5.0%	5.6%	7.1%	21.2%
	Burnaby North	\$542,700	162.1	-0.6%	2.5%	4.8%	6.1%	3.7%	19.8%
	Burnaby South	\$592,300	167.0	0.1%	1.5%	2.6%	3.7%	1.0%	22.6%
	Coquitlam	\$524,100	155.0	0.2%	1.4%	2.3%	4.6%	4.6%	19.1%
	Ladner	\$545,300	151.7	-0.3%	1.9%	4.7%	3.3%	0.7%	15.8%
	Maple Ridge	\$391,100	132.2	-0.1%	1.2%	2.0%	1.4%	-1.9%	4.3%
	New Westminster	\$376,500	161.6	0.0%	0.8%	2.7%	2.8%	3.1%	15.8%
	North Vancouver	\$676,200	153.0	0.1%	1.8%	3.9%	4.4%	7.4%	18.5%
	Pitt Meadows	\$398,500	144.3	0.8%	1.8%	0.1%	4.0%	2.8%	9.7%
	Port Coquitlam	\$406,100	144.2	0.1%	1.1%	1.4%	3.7%	-0.1%	8.2%
	Port Moody	\$536,600	148.2	0.3%	1.8%	4.9%	5.5%	7.0%	15.0%
	Richmond	\$592,700	172.1	0.6%	1.3%	4.2%	3.6%	-0.2%	23.7%
	Squamish	\$411,600	132.9	0.2%	4.2%	4.9%	3.3%	5.4%	4.4%
	Sunshine Coast	\$356,200	124.8	0.0%	2.5%	5.6%	4.6%	-5.5%	-3.0%
	Tsawwassen	\$608,700	153.4	0.2%	1.3%	4.3%	3.0%	2.6%	16.1%
	Vancouver East	\$647,000	189.3	-0.1%	1.3%	4.6%	6.2%	8.7%	30.9%
	Vancouver West	\$850,800	179.3	0.1%	1.5%	3.6%	5.5%	4.4%	26.4%
West Vancouver	\$1,704,600	183.0	-0.4%	3.3%	6.9%	8.9%	11.0%	46.2%	
Whistler	\$457,100	108.9	0.9%	4.9%	0.9%	0.2%	-11.5%	-13.0%	
Single Family Detached	Lower Mainland	\$796,200	169.2	0.2%	1.7%	4.6%	5.3%	5.2%	28.7%
	Greater Vancouver	\$980,500	181.2	0.4%	2.5%	5.5%	6.5%	4.6%	34.8%
	Bowen Island	\$594,500	128.9	1.3%	4.0%	5.6%	4.5%	-2.2%	2.1%
	Burnaby East	\$791,500	177.0	0.6%	2.7%	6.3%	5.0%	9.7%	30.4%
	Burnaby North	\$983,400	189.8	-1.3%	2.6%	6.1%	7.4%	8.8%	38.4%
	Burnaby South	\$1,020,400	195.6	0.5%	2.2%	5.1%	5.3%	6.2%	43.9%
	Coquitlam	\$751,100	166.4	0.3%	1.8%	3.7%	5.9%	8.8%	28.4%
	Ladner	\$632,400	152.6	-0.3%	2.5%	5.7%	2.9%	1.2%	18.3%
	Maple Ridge	\$474,300	134.8	0.4%	2.4%	4.0%	3.0%	1.0%	8.8%
	New Westminster	\$691,300	171.5	-0.3%	2.6%	5.2%	3.6%	4.9%	26.5%
	North Vancouver	\$1,010,000	161.2	0.0%	2.9%	6.5%	7.1%	10.3%	26.5%
	Pitt Meadows	\$519,200	144.9	1.1%	3.6%	4.5%	2.7%	3.8%	11.8%
	Port Coquitlam	\$573,600	153.2	0.2%	1.6%	2.2%	4.2%	4.1%	18.3%
	Port Moody	\$895,400	165.9	0.0%	0.9%	4.5%	7.5%	8.6%	28.3%
	Richmond	\$989,800	199.3	1.1%	2.8%	6.3%	4.8%	-3.0%	40.5%
	Squamish	\$537,100	145.1	1.0%	4.5%	8.1%	9.2%	9.3%	15.3%
	Sunshine Coast	\$353,900	124.0	0.0%	2.4%	5.4%	4.5%	-6.2%	-3.5%
	Tsawwassen	\$740,800	159.5	0.2%	0.9%	5.1%	3.5%	5.4%	21.9%
	Vancouver East	\$932,000	205.8	1.4%	3.4%	7.2%	10.3%	13.9%	48.2%
	Vancouver West	\$2,273,600	233.6	0.7%	3.3%	6.0%	9.9%	4.8%	58.1%
West Vancouver	\$2,035,400	193.8	-0.9%	3.2%	7.4%	9.3%	12.9%	54.8%	
Whistler	\$954,300	132.1	-0.7%	2.3%	5.1%	7.5%	8.1%	7.2%	

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- x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)

In January 2005, the indexes are set to 100.

Townhome properties are similar to Attached properties, a category that was used in the previous MLSLink HPI, but do not include duplexes.

The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %
Townhouse	Lower Mainland	\$397,800	144.4	0.2%	0.9%	1.9%	2.0%	-1.0%	9.7%
	Greater Vancouver	\$472,400	153.3	0.3%	1.7%	3.2%	3.4%	0.3%	14.5%
	Burnaby East	\$428,500	153.7	1.1%	2.1%	1.7%	2.9%	3.6%	14.8%
	Burnaby North	\$413,000	154.0	-0.8%	2.1%	4.1%	6.8%	-3.8%	13.6%
	Burnaby South	\$426,700	153.1	0.2%	2.5%	4.6%	5.3%	-0.3%	13.9%
	Coquitlam	\$384,400	141.2	-1.2%	-0.9%	1.6%	0.9%	-1.5%	9.2%
	Ladner	\$460,200	152.5	-0.3%	-1.4%	3.9%	4.7%	0.9%	13.6%
	Maple Ridge	\$266,600	129.5	-1.7%	-2.9%	0.7%	-2.1%	-6.7%	-1.4%
	New Westminster	\$414,500	155.7	1.4%	1.2%	4.6%	5.7%	5.4%	17.7%
	North Vancouver	\$602,100	144.1	-0.6%	0.3%	3.1%	3.6%	3.7%	12.6%
	Pitt Meadows	\$325,900	141.0	1.1%	0.2%	0.6%	4.2%	-4.9%	6.4%
	Port Coquitlam	\$374,300	142.5	0.6%	2.4%	-0.4%	2.0%	-0.7%	7.4%
	Port Moody	\$414,000	139.9	-0.5%	1.2%	4.8%	2.9%	-1.8%	7.7%
	Richmond	\$515,300	166.6	1.5%	0.2%	2.8%	4.0%	1.1%	23.0%
	Squamish	\$356,300	129.3	-0.3%	5.2%	2.1%	5.6%	3.9%	1.4%
	Tsawwassen	\$458,600	141.8	-0.6%	-1.7%	2.9%	2.0%	-8.5%	5.6%
	Vancouver East	\$526,300	173.5	-1.1%	3.2%	1.6%	1.7%	4.6%	16.8%
	Vancouver West	\$758,600	171.6	1.4%	6.9%	10.2%	7.4%	10.2%	26.8%
	Whistler	\$481,100	129.6	1.8%	7.1%	1.9%	6.3%	4.8%	8.9%
Apartment	Lower Mainland	\$341,700	149.9	-0.5%	0.1%	1.4%	1.4%	0.0%	7.4%
	Greater Vancouver	\$376,500	152.2	-0.4%	0.3%	1.3%	2.2%	0.6%	9.5%
	Burnaby East	\$413,600	157.0	0.8%	0.6%	4.9%	11.7%	8.4%	9.5%
	Burnaby North	\$349,200	147.6	-0.1%	2.6%	4.3%	5.4%	3.4%	10.0%
	Burnaby South	\$386,500	155.2	-0.2%	1.0%	0.2%	1.8%	-3.1%	13.3%
	Coquitlam	\$255,600	140.7	0.2%	1.1%	-1.1%	2.8%	-1.5%	7.3%
	Ladner	\$311,000	147.4	-0.9%	3.9%	2.4%	3.1%	-1.1%	8.9%
	Maple Ridge	\$168,800	123.1	-0.6%	0.1%	-6.9%	-2.2%	-7.8%	-8.0%
	New Westminster	\$277,400	158.6	-0.1%	-0.1%	1.3%	2.1%	1.9%	12.0%
	North Vancouver	\$354,100	143.8	0.4%	0.4%	0.3%	0.2%	3.4%	9.6%
	Pitt Meadows	\$246,500	145.7	0.5%	0.6%	-4.5%	5.4%	10.1%	8.9%
	Port Coquitlam	\$224,900	133.3	-0.1%	-0.9%	2.1%	4.7%	-5.9%	-3.6%
	Port Moody	\$336,000	140.0	1.2%	3.2%	5.2%	4.9%	11.5%	9.4%
	Richmond	\$352,600	149.5	-0.4%	0.1%	2.5%	1.6%	1.3%	7.5%
	Squamish	\$214,100	103.0	-0.7%	0.9%	-3.9%	-18.6%	-8.5%	-20.2%
	Tsawwassen	\$325,900	137.1	0.1%	3.7%	2.1%	1.9%	-3.7%	1.3%
	Vancouver East	\$314,700	173.6	-2.0%	-1.5%	2.1%	2.7%	3.8%	14.4%
	Vancouver West	\$488,800	158.2	-0.5%	-0.1%	1.3%	2.7%	2.6%	12.4%
	West Vancouver	\$628,400	137.3	3.0%	6.5%	6.4%	6.4%	1.0%	9.3%
Whistler	\$191,000	68.6	1.5%	6.5%	-1.7%	-14.7%	-29.4%	-48.4%	

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Lower Mainland includes areas serviced by both Real Estate Board of Greater Vancouver & Fraser Valley Real Estate Board.

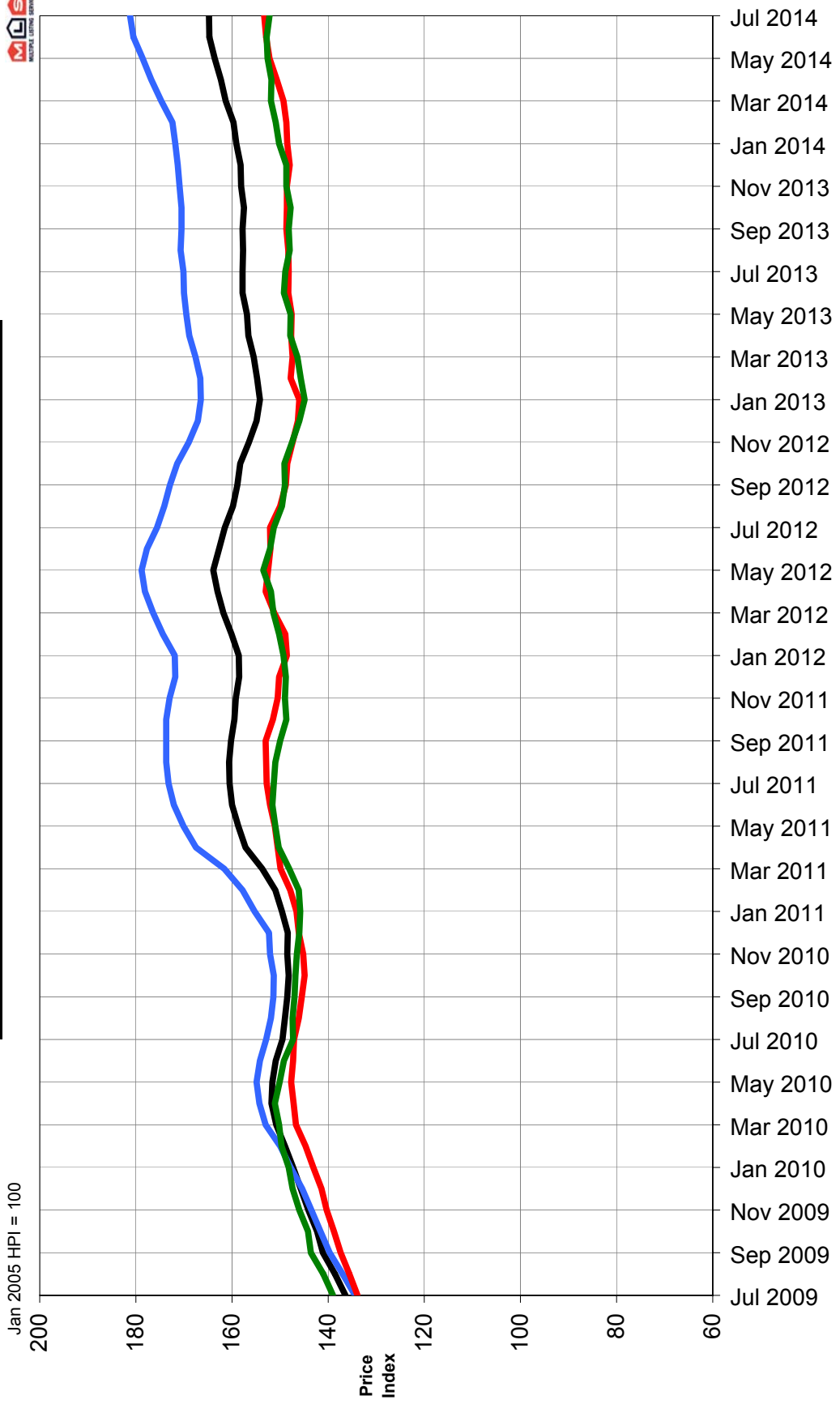
The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



Greater Vancouver 5 Year Trend



— Residential
— Detached
— Townhouse
— Apartment



MLS® SALES Facts



**July
2014**

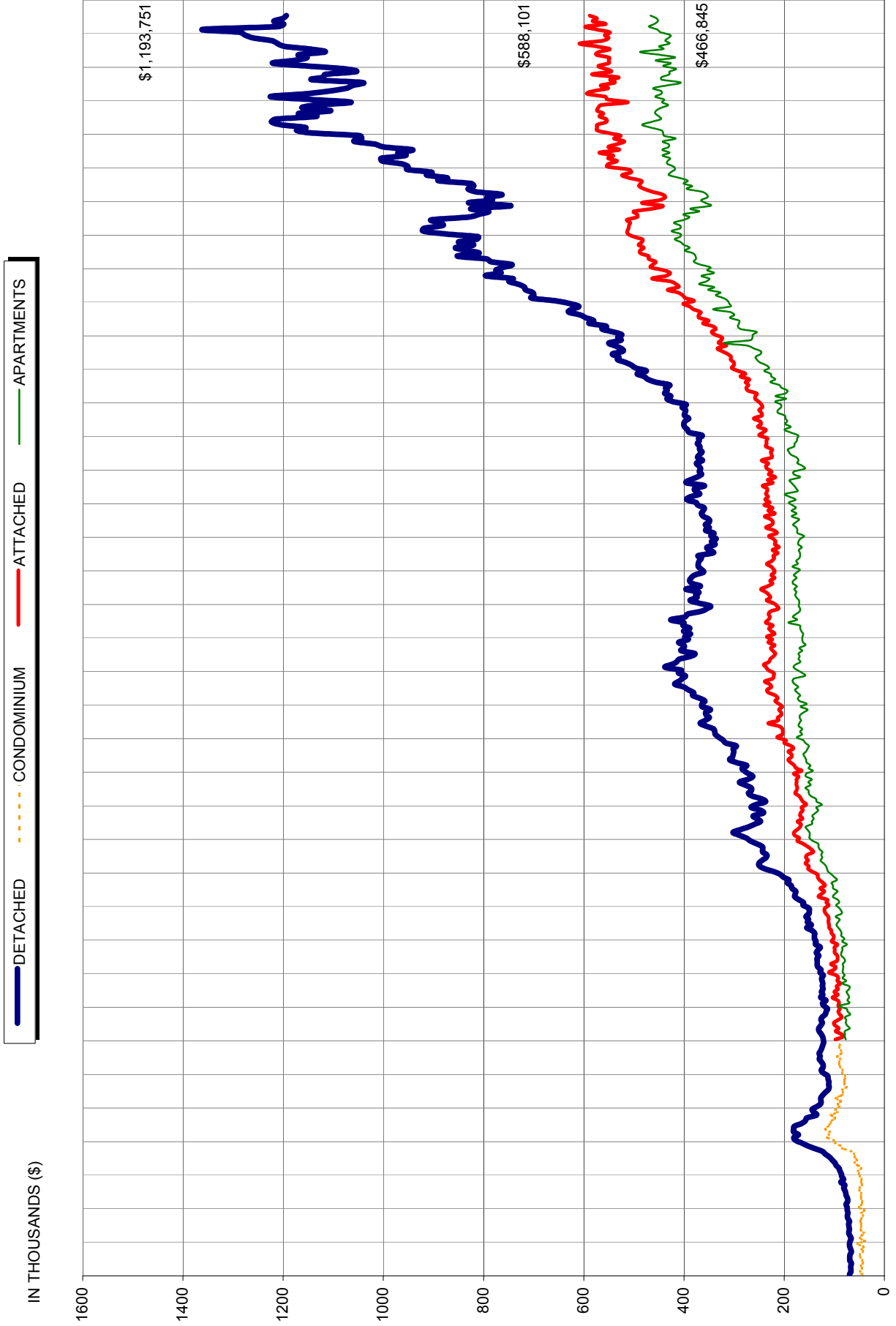
	Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminster	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	TOTALS
July 2014	Number of Sales	121	63	4	158	32	112	45	28	159	30	55	170	143	69	20	1,322
	Median Selling Price	\$962,000	\$725,000	n/a	\$520,000	\$701,000	\$1,115,400	\$590,500	\$802,000	\$1,035,000	\$624,000	\$380,000	\$967,600	\$2,380,000	\$1,997,000	\$773,750	n/a
		\$522,450	n/a	n/a	\$292,000	n/a	\$680,000	\$423,000	\$460,000	\$532,860	n/a	n/a	\$639,000	\$865,000	n/a	\$612,000	n/a
June 2014	Number of Sales	112	70	7	134	48	135	48	36	166	31	67	177	175	94	16	1,462
	Median Selling Price	\$975,000	\$690,500	n/a	\$490,450	\$696,800	\$1,015,000	\$545,000	\$910,500	\$1,027,000	\$467,500	\$390,000	\$998,000	\$2,300,000	\$2,135,000	n/a	636
		\$520,000	n/a	n/a	\$287,000	n/a	\$620,000	\$389,000	\$418,000	\$538,000	\$367,450	n/a	\$635,421	\$915,500	n/a	\$557,500	n/a
July 2013	Number of Sales	122	47	3	126	34	117	54	28	146	14	56	148	130	79	26	1,249
	Median Selling Price	\$920,000	\$664,000	n/a	\$513,551	\$685,750	\$948,475	\$537,450	\$814,750	\$995,500	n/a	\$385,931	\$880,000	\$2,305,000	\$1,948,000	\$872,500	487
		\$479,900	n/a	n/a	\$295,000	n/a	\$588,000	\$403,500	n/a	\$492,827	n/a	n/a	\$616,822	\$811,500	n/a	n/a	1,210
Jan. - Jul. 2014	Number of Sales	686	364	25	813	213	815	302	164	1,007	166	322	1,070	1,115	489	88	8,449
	Median Selling Price	\$996,000	\$687,750	\$370,000	\$492,000	\$701,000	\$1,072,250	\$562,569	\$883,250	\$999,000	\$536,750	\$378,000	\$957,000	\$2,325,000	\$2,100,000	\$1,168,000	n/a
		\$514,600	\$453,000	n/a	\$300,000	\$429,450	\$682,000	\$389,000	\$420,000	\$530,000	\$357,861	\$239,900	\$648,900	\$862,633	\$1,196,500	\$570,000	n/a
Jan. - Jul. 2013	Number of Sales	547	277	18	666	171	695	232	148	738	101	282	807	944	414	93	6,806
	Median Selling Price	\$910,000	\$655,000	n/a	\$480,000	\$689,900	\$947,000	\$540,000	\$786,000	\$920,000	\$490,000	\$380,000	\$865,000	\$2,130,000	\$1,850,000	\$901,500	3,002
		\$478,000	\$400,000	n/a	\$300,000	\$443,000	\$625,000	\$371,000	\$440,000	\$500,400	\$367,500	\$251,950	\$622,000	\$842,000	\$1,161,000	\$491,000	n/a
Year-to-date		\$288,000	\$324,500	n/a	\$211,500	\$287,450	\$374,500	\$227,100	\$336,000	\$338,000	\$215,000	\$294,000	\$343,000	\$475,000	\$789,000	\$254,500	7,869

Note: Median Selling Prices are not reported for areas with less than 20 sales or for the Gulf Islands





Residential Average Sale Prices - January 1977 to July 2014



NOTE: From 1977 - 1984 condominium averages were not separated into attached & apartment.

